

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|-----------------------|
| 20 | | KIPLING RD, ARLINGTON |

OWNERSHIP

| | | | | |
|-----------|---------------------|-------|-------|------------|
| Owner 1: | MCLAUGHLIN REGINA E | | | |
| Owner 2: | | | | |
| Owner 3: | | | | |
| Street 1: | 20 KIPLING RD | | | |
| Street 2: | | | | |
| Twn/City: | ARLINGTON | | | |
| St/Prov: | MA | Cntry | | Own Occ: Y |
| Postal: | 02476 | | Type: | |

PREVIOUS OWNER

| | | | |
|-----------|-------------------------------|-------|--|
| Owner 1: | CAHALANE NANCY/MORSE ROBERT - | | |
| Owner 2: | RES/20 KIPLING RD TRUST - | | |
| Street 1: | 20 KIPLING RD | | |
| Twn/City: | ARLINGTON | | |
| St/Prov: | MA | Cntry | |
| Postal: | 02476 | | |

NARRATIVE DESCRIPTION

This parcel contains .145 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1952, having primarily Vinyl Exterior and 936 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |
| | | | |
| | | | |

PROPERTY FACTORS

| Item | Code | Description | % | Item | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z | R1 | SINGLE FA | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value |
|-------------------------|-----------|--------------------------------|------------|------------|-----------------|
| 101 | 6300.000 | 150,700 | | 426,300 | 577,000 |
| | | | | | |
| | | | | | |
| Total Card | 0.145 | 150,700 | | 426,300 | 577,000 |
| Total Parcel | 0.145 | 150,700 | | 426,300 | 577,000 |
| Source: Market Adj Cost | | Total Value per SQ unit /Card: | | 616.45 | /Parcel: 616.45 |

PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|
| 2022 | 101 | FV | 150,700 | 0 | 6,300. | 426,300 | 577,000 | | Year end | 12/23/2021 |
| 2021 | 101 | FV | 145,300 | 0 | 6,300. | 426,300 | 571,600 | | Year End Roll | 12/10/2020 |
| 2020 | 101 | FV | 145,300 | 0 | 6,300. | 426,300 | 571,600 | 571,600 | Year End Roll | 12/18/2019 |
| 2019 | 101 | FV | 132,300 | 0 | 6,300. | 426,300 | 558,600 | 558,600 | Year End Roll | 1/3/2019 |
| 2018 | 101 | FV | 131,700 | 0 | 6,300. | 359,300 | 491,000 | 491,000 | Year End Roll | 12/20/2017 |
| 2017 | 101 | FV | 131,700 | 0 | 6,300. | 328,900 | 460,600 | 460,600 | Year End Roll | 1/3/2017 |
| 2016 | 101 | FV | 131,700 | 0 | 6,300. | 280,100 | 411,800 | 411,800 | Year End | 1/4/2016 |
| 2015 | 101 | FV | 131,000 | 0 | 6,300. | 243,600 | 374,600 | 374,600 | Year End Roll | 12/11/2014 |

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

| Date | Result | By | Name |
|------------|--------------|-----|-------------|
| 7/31/2018 | MEAS&NOTICE | BS | Barbara S |
| 7/31/2013 | Meas/Inspect | JBS | JOHN S |
| 4/18/2013 | Info Fm Prmt | EMK | Ellen K |
| 7/2/2012 | External Ins | BR | B Rossignol |
| 10/22/2008 | Meas/Inspect | 345 | PATRIOT |
| 3/1/2000 | Inspected | 276 | PATRIOT |
| 1/4/2000 | Mailer Sent | | |
| 12/28/1999 | Measured | 263 | PATRIOT |
| 11/1/1990 | | PM | Peter M |

Sign: _____ VERIFICATION OF VISIT NOT DATA _____/_____/_____

| | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
|-----|--------------|---|--------------|-----------|------|-----------|-------|
| 301 | | | | | | 426,300 | |

| | | | | | | | | | | |
|----------------------|-------------------|-----------------|------------|---------------|-----------|--|----------------|------------|--|----------------|
| Total AC/HA: 0.14463 | Total SF/SM: 6300 | Parcel LUC: 101 | One Family | Prime NB Desc | ARLINGTON | | Total: 426,301 | Spl Credit | | Total: 426,300 |
|----------------------|-------------------|-----------------|------------|---------------|-----------|--|----------------|------------|--|----------------|

